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# Lot 21 Lake Mist Trail, Butler, TN 37640

**$165,000** · MLS #9993303 · www.brphomes.com/mls/9993303




**3.51**
ACRES

## Property Facts

**Property Type:** Land
**Status:** Active
**Lot Acreage:** 3.51
**Association Fee Frequency:** Annually
**HOA Fee:** $1,800

**City Taxes:** $0
**County Taxes:** $1,317.71
**Elementary School:** Johnson
**Middle School:** Johnson Co
**High School:** Johnson Co

## Description

(Zillow and Realtor.com has mapping wrong) SEE Directions for correct location LOT 20/21 imagine building your dream home on this fantastic site, almost within walking distance to beautiful Watauga

Lake. This 3 1/2-acre lot in the Summerfield subdivision of Butler, Tennessee, offers privacy, natural surroundings, and stunning views. Perfect for those seeking a peaceful retreat or a full-time residence, this property combines the serenity of mountain living with easy access to recreational opportunities like boating and fishing. Enjoy the tranquility of the countryside while being close to scenic beauty. This property is an ideal blend of space and location, suitable for both weekend retreats and permanent living. *Information deemed reliable but not guaranteed. Buyer/Buyer's agent to verify all information* LOT 20 21 INCLUDED
The perfect place to build your dream home on this beautiful 3.5 lot in the Summerfield 2 subdivision. Located in the peaceful countryside of Butler, Tennessee, this property offers nature, natural surroundings, and plenty of space for your future home. Enjoy the tranquility and peaceful mountain living while still being a short drive from the recreational opportunities of Watauga Lake, known for its boating, fishing, kayaking, canoeing, and scenic beauty. Whether you're looking for a weekend retreat or a full-time residence, this property offers the ideal blend of space and location. *Information deemed reliable but not guaranteed. Buyer/Buyer's agent to verify all information* LOT 22, CAN BE INCLUDED FOR ADDITINAL PRICE
Latitude/Longitude 36.316011°/-81.942168°
Please follow directions

## Features & Amenities

**EXTERIOR**

2 Lane Road • Cleared Lot • Gravel • Lake Access • Level • Lot/Tract • Mountain(s) View • Pasture View • Paved • Residential • Rolling Slope • Sloped • Vineyard View • Will Divide

**OTHER**

Above Average Condition • Aerial • Building Restrictions • Deed Restrictions • Electricity Available • Septic Tank Sewer • Site Built Permitted • Soil Test • Well Water

Listing courtesy of Lake Homes Realty Smithville

SCAN TO VIEW ONLINE
www.brphomes.com/mls/9993303